BOARD OF COMMISSIONERS PUBLIC HEARINGS AND REGULAR MEETING NOVEMBER 16, 2026 5:00 PM

Bryant H. Womack Justice & Administration Building 40 Courthouse Street Columbus, NC 28722

1. Public Hearing

   A. Call to Order the Public Hearing - The purpose of the Public Hearing is to receive public comments on proposed new road names in Polk County: Mill Spring Township: Big Arrowhead Drive, and Little Arrowhead Drive – Private Road – Off of Laughter Road – SR NC 9 S, Old Barn Road - Private Road – Off of Sandy Oak Drive – SR 1201, Brown Dog Lane – Private Road – Off of Henry Ruff Road – SR 1157 Tryon Township: Treehouse Lane – Private Road – Off of Sandy Plains Road – SR 1005. (The notice was properly advertised in the Tryon Daily Bulletin).

   B. Citizen Comments

   C. Adjourn Public Hearing

2. Public Hearing

   A. Call to Order the Public Hearing - The purpose of the public hearing is to receive citizen input on the proposed text amendments to the Polk County Subdivision Ordinance addressing split jurisdictions, postings and notification of adjacent property owners for minor and major subdivisions, two-step approval process, extend review periods, landslide and watershed area included on plats, and minor modifications. A copy of the proposed subdivision ordinance is available in the agenda packet and County manager's office, or by visiting www.polknc.gov/ordinances. (The notice was properly advertised in the Tryon Daily Bulletin) - Cathy Ruth, Planning & Economic Development Director.

   B. Citizen Comments

   C. Adjourn Public Hearing

3. Call to Order the Regular Meeting - Chairman Yoder

4. Invocation - Chairman Yoder

5. Pledge of Allegiance - Commissioner Hargett

6. Approval of Agenda

   A. Items may be added or removed at this time.

7. Consent Agenda

    A. Approval of October 19, 2026 Meeting Minutes.

    B. Schedule a public hearing to be held on December 7, 2026, at 5:00 PM in the Bryant H. Womack Justice and Administration building for consideration of new road names.

    C. Designation of Vice-Chairman Moore as the voting delegate for the 2026 NCACC Legislative Goals Conference in Wake County, NC.

    D. Budget Amendment to appropriate fund balance to cover Regional Water Commission legal fees through the remainder of the fiscal year.

    E. Tax Refund Requests for the month of October in the amount of $1,344.49.

8. Citizen Comments on Agenda Items

9. Regular Agenda Items

    A. Consideration and approval of the proposed new road names subsequent to the public hearing - Attorney Berg.

    B. Consideration and approval of the proposed Subdivision Ordinance Amendment subsequent to the Public Hearing.

    C. Polk County Community Recreation Facility (Operated by the YMCA of Greater Spartanburg) - Manager Pittman.

        I. Approval of the Guaranteed Maximum Price (GMP) and Contract Amendment to A133-2019 Exhibit A.

        II. Project Budget Ordinance Amendment.

        III. Resolution Authorizing an Installment Financing Agreement and Related Documents.

10. Citizen Comments on Non-Agenda Items

11. Volunteer Board Applications

    A. Appearance Commission - There are two vacancies and two applicants; Lacie Larsen, and Zia (Enid) Terhune.

    B. Town of Tryon Planning Board (*Town seats are appointed by the Town Council; ETJ seats are appointed by the County Commissioners.*) — There are two vacancies and two applicants; Alan Casavant, and Tim Daniels.

12. Commissioner Comments

13. Closed Session

A. Motion to go into closed session for the purpose of Attorney-Client Privilege.

B. Motion to return to open session.

14. Adjournment